

IT IS HEREBY ADJUDGED
and DECREED this is SO
ORDERED.



1 **TIFFANY & BOSCO**
2 P.A.
3 **2525 EAST CAMELBACK ROAD**
4 **SUITE 300**
5 **PHOENIX, ARIZONA 85016**
6 **TELEPHONE: (602) 255-6000**
7 **FACSIMILE: (602) 255-0192**

Dated: May 17, 2010

Sarah Curley
SARAH S. CURLEY
U.S. Bankruptcy Judge

Mark S. Bosco
State Bar No. 010167
Leonard J. McDonald
State Bar No. 014228
Attorneys for Movant

10-10281

10 **IN THE UNITED STATES BANKRUPTCY COURT**
11 **FOR THE DISTRICT OF ARIZONA**

13 IN RE:

No. 2:10-bk-10067-SSC

14 Tammy Lee Sundquist
15 Debtor.

Chapter 7

16 Wells Fargo Bank, N.A.
17 Movant,

ORDER

vs.

18 Tammy Lee Sundquist, Debtor, S. William Manera,
19 Trustee.

(Related to Docket #9)

20 Respondents.

21
22 Movant's Motion for Relief from the Automatic Stay and Notice along with the form of proposed
23 Order Lifting Stay, having been duly served upon Respondents, Respondents' counsel and Trustee, if any,
24 and no objection having been received, and good cause appearing therefore,

25 IT IS HEREBY ORDERED that all stays and injunctions, including the automatic stays imposed

1 by U.S. Bankruptcy Code 362(a) are hereby vacated as to Movant with respect to that certain real
2 property which is the subject of a Deed of Trust dated October 24, 2006 and recorded in the office of the
3 Maricopa County Recorder wherein Wells Fargo Bank, N.A. is the current beneficiary and Tammy Lee
4 Sundquist has an interest in, further described as:

5 Lot 76 PEPPERWOOD TOWNHOMES UNIT I, according to Book 212 of Maps Page 6.
records of Maricopa County Arizona
6 Parcel In No.: 301-04-193

7 IT IS FURTHER ORDERED that Movant may contact the Debtor by telephone or written
8 correspondence regarding a potential Forbearance Agreement, Loan Modification, Refinance
9 Agreement, or other Loan Workout/Loss Mitigation Agreement, and may enter into such agreement
10 with Debtor. However, Movant may not enforce, or threaten to enforce, any personal liability against
11 Debtor if Debtors personal liability is discharged in this bankruptcy case.

12 IT IS FURTHER ORDERED that this Order shall remain in effect in any bankruptcy chapter
13 to which the Debtor may convert.

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